

MINUTES
LAKE COUNTY PLANNING AND ZONING BOARD
May 2, 2018

The Lake County Planning and Zoning Board met on Wednesday, May 2, 2018, in County Commission Chambers on the second floor of the Lake County Administration Building to consider petitions for rezoning requests.

The recommendations of the Lake County Planning and Zoning Board will be transmitted to the Board of County Commissioners (BCC) for their public hearing to be held on Tuesday, May 22, 2018 at 9:00 a.m. in the County Commission Chambers on the second floor of the County Administration Building, Tavares, Florida.

Members Present:

Kathryn McKeeby, Secretary	District 1
Lawrence "Larry" King	District 3
Jeff Myers	District 5
Sandy Gamble, Vice-Chairman	School Board Representative
Kasey Kesselring	At-Large Representative

Members Not Present:

Laura Jones Smith, Chairman	District 2
Rick Gonzalez	District 4
Donald Heaton	Ex-Officio Non-Voting Military

Staff Present:

Tim McClendon, Director of the Office of Planning & Zoning
Steve Greene, AICP, Chief Planner, Office of Planning & Zoning
Michele Janiszewski, Chief Planner, Office of Planning & Zoning
Donna Bohrer, Office Associate, Office of Planning & Zoning
Debi Dyer, Office Associate III, Office of Planning & Zoning
Janie Barron, Planner, Office of Planning & Zoning
Matthew Moats, Assistant County Attorney
Kathleen Bregel, Deputy Clerk, Board Support

Vice-Chairman Sandy Gamble called the meeting to order at 9:00 a.m., noted that a quorum was present, said an opening prayer and led the Pledge of Allegiance. He remarked that the Lake County Planning and Zoning Board was an advisory Board to the Board of County Commissioners (BCC) and that this Board was responsible for reviewing proposed changes to the Comprehensive Plan, zoning, conditional uses, mining site plans, and making recommendations on these applications to the BCC. He stated that the recommendations of the Planning and Zoning Board are transmitted to the BCC for their consideration at a scheduled public hearing. He added that the cases presented today were scheduled for the May 22, 2018 BCC Meeting at 9:00 a.m.

AGENDA UPDATES

Mr. Steve Greene, Chief Planner, Office of Planning and Zoning, stated the agenda had been updated to reflect that staff had submitted a memorandum on Tab 4 regarding new conditions relating to transportation and stormwater improvements which they wanted added to the ordinance. He remarked that staff recommended Tab 6 be postponed and brought back at a later date in order to have time to facilitate community meetings. He noted that staff did receive a phone call with concerns on Tab 4; however, he commented that if no one was present to speak on this tab, staff recommended the acceptance of the amended consent agenda.

The Board did not recall receiving an email regarding the memorandum on Tab 4 and Mr. Greene remarked that a copy of this was placed at each Board members' position on the dais.

Mr. Larry King stated he had comments for Tab 3 and Mr. Gamble suggested it be pulled from the Consent Agenda and moved to the Regular Agenda. Mr. Greene recommended that since Tab 4 accompanies Tab 3, that it should be pulled to the Regular Agenda as well.

TABLE OF CONTENTS

Agenda Updates

Consideration of Minutes: April 4, 2018

CONSENT AGENDA

<u>TAB NO:</u>	<u>CASE NO:</u>	<u>OWNER/APPLICANT/PROJECT</u>
Tab 1	RZ-18-04-1	Thousand Trails RV Park Rezoning
Tab 2	CUP-18-04-1	Thousand Trails RV Park CUP
Tab 3	FLU-18-09-4	LCBCC Public Safety CR 46 Cell Tower- Small Scale Map Amendment
Tab 4	RZ-18-06-4	LCBCC Public Safety CR 46 Cell Tower Rezoning
Tab 5	FLU-17-10-2	Vista Grande FLU Amendment-Transmittal
Tab 6	CP-18-01	Open Space Definition
Tab 7	Ord. 2018-XX	Kennel Definition Amendment

Regular Agenda

Other Business

Adjournment

CONSENT AGENDA

Tab 1	RZ-18-04-1	Thousand Trails RV Park Rezoning
Tab 2	CUP-18-04-1	Thousand Trails RV Park CUP
Tab 5	FLU-17-10-2	Vista Grande FLU Amendment-Transmittal
Tab 7	Ord. 2018-XX	Kennel Definition Amendment

MOTION by Kasey Kesselring, **SECONDED** by Kathryn McKeeby to **APPROVE** Tabs 1, 2, 5, & 7 on the Consent Agenda, moving Tabs 3 & 4 to the Regular Agenda.

FOR: Gamble, King, McKeeby, Myers, and Kesselring

AGAINST: None

MOTION CARRIED: 5-0

POSTPONED AGENDA ITEM

Tab 6	CP-18-01	Open Space Definition
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MOTION by Kasey Kesselring, **SECONDED** by Kathryn McKeeby to **POSTPONE** Tab 6, rezoning case CP-18-01, Open Space Definition, to a later date.

FOR: Gamble, McKeeby, Myers, and Kesselring

AGAINST: King

MOTION CARRIED: 4-1

MINUTES

MOTION by Kasey Kesselring, SECONDED by Kathryn McKeeby to APPROVE the Minutes of April 4, 2018 of the Lake County Planning and Zoning Board meeting, as submitted.

FOR: Gamble, King, McKeeby, Myers, and Kesselring

AGAINST: None

MOTION CARRIED: 5-0

PUBLIC COMMENT

No one wished to address the board at this time.

REGULAR AGENDA

Tab 3	FLU-18-09-4	LCBCC Public Safety CR 46 Cell Tower- Small Scale Map Amendment
Tab 4	RZ-18-06-4	LCBCC Public Safety CR 46 Cell Tower Rezoning

Mr. Greene stated that the cases had been duly advertised in accordance with the law and that they would be discussing Tab 3 Case FLU-18-09-4, Future Land Use (FLU) Amendment for the Lake County Office of Public Safety Support cell tower on State Road (S.R.) 46. He said the applicant requested to change the FLU of the property, which is approximately 9.98 acres, from Conservation to Public Service Facility and Infrastructure for the purpose of constructing a communication tower and stormwater facility. He stated that the property currently has a Conservation FLU designation which does not allow cell towers and infrastructure. He said that this land use change would be treated as a small scale land use amendment in accordance with the state law and that as such, it might receive an expedited review from the Department of Economic Opportunity in Tallahassee. He noted if that happened, it could go straight to adoption at the BCC meeting on May 22, 2018. He remarked that this tower request was a joint effort between Lake County Office of Public Safety Support and the City of Apopka. He mentioned that this land use request had an accompanying rezoning request to change the property to Community Facility District (CFD), which would allow public safety uses and facilities that provide a community benefit and serve the public interest. He said that staff reviewed this application for compatibility and found that it was compatible to some of the adjacent properties in the area; therefore, staff recommended this amendment be approved.

Mr. Greene stated in regards to Tab 4, Case RZ-18-06-4, that with the adoption of the Public Service Facility and Infrastructure Land Use category, staff would support a CFD zoning on the property to accommodate the construction of the infrastructure being proposed. He indicated it was the same property and the same location. He elaborated that staff looked at this with regards to the Land Development Regulation (LDR) and determined that the use met the definition of CFD zoning. He added that the applicant sought waivers for the setback requirement for the tower to residential properties and a waiver to the tower separation. He said the applicant proposed the tower to be 350 feet in height. He said the LDR requires a tower setback of 1,320 feet but the applicant was asking for a setback waiver of 1,067 feet in order to establish a setback to the adjacent residential properties of 253 feet. He then showed some aeriels and maps to identify sections of the property, noting the placement of the tower, the wetland area to the southeast, lots to the east which could be affected, and the one resident lot who called the Planning and Zoning Department. He reiterated the applicant's request for the setback waiver to be granted in order to establish a 253 feet setback to the residential property lines.

Mr. Gamble asked for clarification on the setback requirement.

Mr. Greene replied that the LDR required a setback of 1,320 feet. He specified that in addition to the waiver requests, staff wanted to add certain conditions to the ordinance, which Public Works provided, and staff had reviewed and found to be appropriate. He concluded that staff had found the application request to be consistent in regard to definition and the LDR. He said that staff was asking the Board to accept the recommendation of approval; however, he noted that the waiver setbacks were at the discretion of the Board.

Ms. McKeeby asked how often there are waivers for setbacks in regard to towers.

Mr. Greene replied that on occasion they do receive them, giving the example that a few years ago there were some requests for setback waivers; however, they were not adjacent to any residential lots.

Mr. King asked the following questions: what was the proposed tower height; what were the locations of subdivisions near the tower; had the property owners been notified; had staff received any adverse comments; who was the cell tower user; was the City of Apopka paying for some of the construction of the tower; had staff investigated any adverse conditions associated with this tower for the adjacent property owners; and how close was the nearest residential subdivision on the east boundary to the tower.

Mr. Greene replied to these questions as follows: the proposed tower was for 350 feet; there was a subdivision to the east and south; that property owners had been notified; that the only adverse comments were from the phone call he received from the one property owner, which he had mentioned earlier in the meeting; that he believed Lake County in conjunction with the City of Apopka were the users; that he had no knowledge if the City of Apopka was paying for some of the construction; that staff had only investigated adverse conditions for property

owners in regards to setbacks; and that since the applicant was asking for a 253 feet setback, he assumed the nearest residential subdivision was a minimum of 253 feet.

Mr. King expressed concerns that if the tower was 350 feet in height, then a hurricane or tornado could bring the tower down onto the residential subdivision, since it was only 253 feet from the tower.

Mr. Tim McClendon, Director for the Office of Planning & Zoning, responded that it is required by the LDR for these towers to be designed so that if they do collapse, they fall on their own property; therefore, based on the way it is engineered and structured, it would not fall onto the adjacent subdivision. He reiterated that these towers collapse upon themselves and do not fall over onto nearby land.

Dr. Kasey Kesselring asked for clarification on the LDR setback requirement and the waiver amount. He also inquired about who owned the property and what its former use was.

Mr. Greene reiterated that the LDR setback requirement was 1,320 feet and the applicant was asking for a waiver of 1,067 feet in order to establish a 253 foot setback for a 350 foot tower. He stated it was owned by the BCC and that the land was undeveloped green space conservation.

Mr. Jeffrey Myers asked why the LDR setback requirement was set at 1,320 feet and if this had been a private enterprise wanting to put up this tower, how staff would review this request.

Mr. Greene replied that he was uncertain of how the original LDR requirement of 1,320 feet had been established but that it had been set for many years. He responded that there are not private and public LDRs and therefore staff would review the request the same way.

Mr. Gamble indicated that another tower on S.R. 44 in the Grand Island area, in the shape of a cross had come before the Board previously and was approved; he asked if that one met all the setback requirements.

Mr. Greene replied that if it was in the shape of a cross then it fell under the camouflage tower setback requirements which is 100 feet.

Mr. Gamble shared concern with possible radiation from the cell tower affecting adjacent residents as that could be detrimental to the community since the tower is so close at 253 feet.

Mr. Greene responded that there was language in the LDR which prohibits that to be used as a point of recommendation for denial or approval.

Mr. King remarked that he thought there would be adverse effects to the residents if the tower was only 253 feet from their properties.

Dr. Kesselring asked if there would be any other uses for the tower besides public safety, for example, would the applicant lease space to cell phone companies.

Mr. Greene replied he did not know.

Mr. Bruce Ward, a resident who lives south of the property being discussed, commented that this was the first time he had heard the tower was going to be 350 feet. He said he walks the property often, has lived in the area for 20 years, and that there is still wetland on that property with some areas staying wet most of the time. He shared concern with the height of the tower and its possible effect to residents if there was a tornado or bad storm.

Mr. Stephen Bolduk, a resident on the east side of the proposed tower location, shared concerns with the notification process as he felt the postcard was very vague in describing the location and size of the tower. He asked how he could find out more information on the tower, such as the wattage, and wondered if residents had a voice regarding the setback.

Ms. Lynne Thornton, another concerned resident, stated she was worried about the tower being so close to their property and was concerned that in a tornado, it might not collapse on itself. She indicated that it might also interfere with their television, cell phone and internet service. She opined that it would affect their property values as well.

Mr. Fred Antonio, a homeowner adjacent to the area, stated that he bought his home because it was near the conservation area and encouraged the Board to consider a better location for this cell tower, such as closer to Camp Challenge where there is already developed property. He stated that Mt. Plymouth residents were concerned with the amount of influx coming into their area and opined there were already enough challenges in this area with curb appeal and they did not need a cell tower too.

Mr. Matthew Moats, Assistant County Attorney, asked Mr. Greene to provide contact information for the Office of Public Safety Support to the residents for any who might want to discuss technical specifics of the tower.

Dr. Kesselring expressed his disappointment that there was no one from the Office of Public Safety Support present at the meeting to address residents' questions. He suggested that this office and the BCC consider offering an educational opportunity for the residents of the community to learn more about the tower, its use, and address their concerns.

MOTION by Kasey Kesselring, SECONDED by Jeff Myers to TABLE Tabs 3 & 4, rezoning cases FLU-18-09-4 , LCBCC Public Safety CR 46 Cell Tower-Small Scale Map Amendment, AND RZ-18-06-4, LCBCC Public Safety CR 46 Cell Tower Rezoning, to the May 30, 2018 Planning and Zoning Board Meeting.

FOR: Gamble, McKeeby, Myers, and Kesselring

AGAINST: King

MOTION CARRIED: 4-1

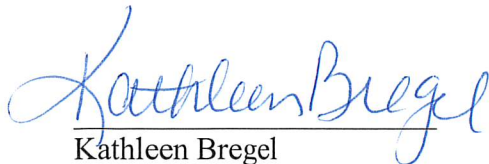
OTHER BUSINESS

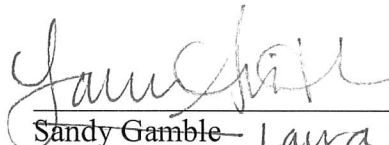
There was no other business to be brought before the Board.

ADJOURNMENT

There being no further business, the meeting was adjourned at 9:38 a.m.

Respectfully submitted,


Kathleen Bregel
Deputy Clerk, Board Support


Sandy Gamble
Vice-Chairman

Laura Smith

Affidavit of Publication

DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Linda Rostomly



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake and Sumter Counties, Florida; that the attached copy of advertisement, being a notice in the matter of

PUBLIC HEARING

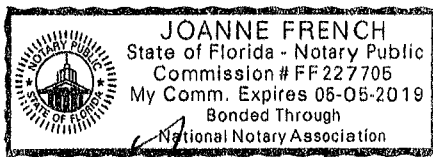
was published in said newspaper in the Lake and Sumter county issues of:

APRIL 20, 2018

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake and Sumter Counties, Florida, and that the said newspaper has heretofore been continuously published in said Lake and Sumter Counties, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake and Sumter Counties, Florida, for a period of one year next preceding the first publication of the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 20 day of April, 2018.

Joanne French
Notary Public



(Print, Type or Stamp Name of Notary Public)

AD#

10075906

NOTICE OF PUBLIC HEARING

The Lake County Planning & Zoning Board will hold a 9:00 a.m., public hearing on Wednesday, May 2, 2018, in the County Commission Chambers, County Administration Building, 315 West Main Street, Tavares, FL, to consider the following petitions. Recommendations of the Lake County Planning & Zoning Board regarding these petitions will be transmitted to the Lake County Board of County Commissioners at a 9:00 a.m. public hearing, or soon thereafter, on Tuesday, May 22, 2018, in the County Commission Chambers, County Administration Building, 315 West Main Street, Tavares, FL.

All Interested citizens are welcome to attend the public hearing and review the petitions in the Planning Division, County Administration Building, Room 510, 315 West Main Street, Tavares, FL. Persons with disabilities needing assistance to participate in any of these proceedings should contact 352-343-9760, 48 hours in advance of the scheduled meeting.

Pursuant to the provisions of Chapter 286, Florida Statutes, Section 286.0105, if a person decides to appeal any decision made by Board, they will need a record of the proceedings and they may need to ensure that a verbatim record of the proceedings is made, which record may include the testimony and evidence upon which the appeal is to be based. One or more County Commissioners and one or more members of different committees/boards may attend and may participate in discussions on any of the committee/board meetings noticed. All oral and written communications between Planning & Zoning Board members and the public concerning a case are prohibited by Florida Law unless made at the public hearing on the case.

AN ORDINANCE BY THE LAKE COUNTY BOARD OF COUNTY COMMISSIONERS AMENDING THE LAKE COUNTY ZONING MAPS; AND PROVIDING FOR AN EFFECTIVE DATE.

PUBLIC HEARING NO.: RZ-18-04-1, Thousand Trails RV Park Rezoning REQUESTED ACTION: Rezone 269.17 acres from Neighborhood Commercial (C-1) and Agriculture (A) to Recreational Vehicle (RV) to accommodate additional RV spaces and accessory users.

GENERAL LOCATION: Clermont area, 2110 US Hwy 27 South AND

PUBLIC HEARING NO.: CUP-18-04-1, Thousand Trails RV Park CUP

REQUESTED ACTION: Amend Conditional Use Permit (CUP) 933A-3 with a new CUP ordinance to accommodate additional RV spaces and accessory uses within the Recreational Vehicle (RV) zoning district of the existing Thousand Trails RV Resort.

GENERAL LOCATION: Clermont area, 2110 US Hwy 27 South AND

PUBLIC HEARING NO.: RZ-18-06-4, Public Safety SR 46-Tower CFD Rezoning

REQUESTED ACTION: Amend CFD ordinance #98-87 with a new ordinance to allow construction of a new radio/cell tower with alternative setback standards.

GENERAL LOCATION: Mt. Plymouth area, east of Mt. Plymouth Loop, west of SR 435

OFFICE OF PLANNING & ZONING
315 WEST MAIN STREET
TAVARES, FL 32778
(352) 343-9641

Ad No: 10075906
April 20, 2018

Affidavit of Publication

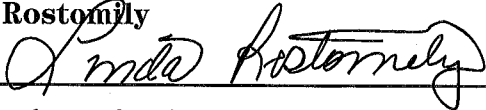
DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

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Linda Rostomily



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PUBLIC HEARING

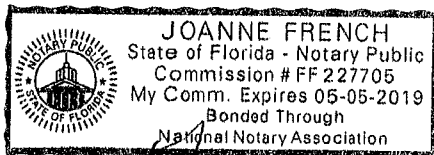
was published in said newspaper in the Lake and Sumter county issues of:

APRIL 20, 2018

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Sworn to and subscribed before me this 20 day of Apr, A.D., 2018.

Joanne French
Notary Public



(Print, Type or Stamp Name of Notary Public)

AD#

10075888

NOTICE OF PUBLIC HEARING

The Lake County Planning & Zoning Board will hold a 9:00 a.m., or soon thereafter, public hearing on Wednesday, May 2, 2018 in the County Commission Chambers, County Administration Building, 315 West Main Street, Tavares, FL, to consider the following ordinance which proposes to amend portions of the Land Development Regulations (LDRs).

All interested citizens are welcome to attend the public hearing and review the ordinance in the Planning Division, County Administration Building, Room 510, 315 West Main Street, Tavares, FL. Persons with disabilities needing assistance to participate in any of these proceedings should contact 352-343-9760, 48 hours in advance of the scheduled meeting.

Pursuant to the provisions of Chapter 286, Florida Statutes, Section 286.0105, if a person decides to appeal any decision made by Board, they will need a record of the proceedings and they may need to ensure that a verbatim record of the proceedings is made, which record may include the testimony and evidence upon which the appeal is to be based. One or more County Commissioners and one or more members of different committees/boards may attend and may participate in discussions on any of the committee/board meetings noticed.

ORDINANCE 2018 -

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF LAKE COUNTY, FLORIDA; AMENDING LAKE COUNTY CODE, APPENDIX E, LAND DEVELOPMENT REGULATIONS, CHAPTER II; AMENDING THE DEFINITION OF A KENNEL; PROVIDING FOR INCLUSION IN THE CODE; PROVIDING FOR SEVERABILITY; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE; AND PROVIDING AN EFFECTIVE DATE.

OFFICE OF PLANNING & ZONING
315 WEST MAIN STREET
TAVARES, FL 32778
(352) 343-9641

Ad No: 10075888
April 20, 2018

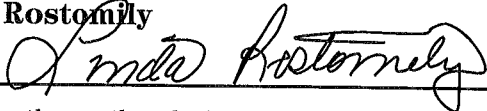
Affidavit of Publication DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Linda Rostomly



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake and Sumter Counties, Florida; that the attached copy of advertisement, being a notice in the matter of

CP-17-01

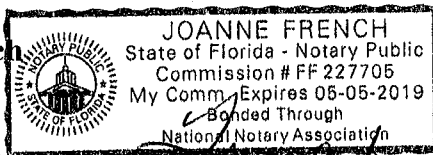
was published in said newspaper in the Lake and Sumter county issues of:

APRIL 20, 2018

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Sworn to and subscribed before me this 20 day of Apr A.D., 2018.

Joanne French
Notary Public



(Print, Type or Stamp Name of Notary Public)

AD#

D044774

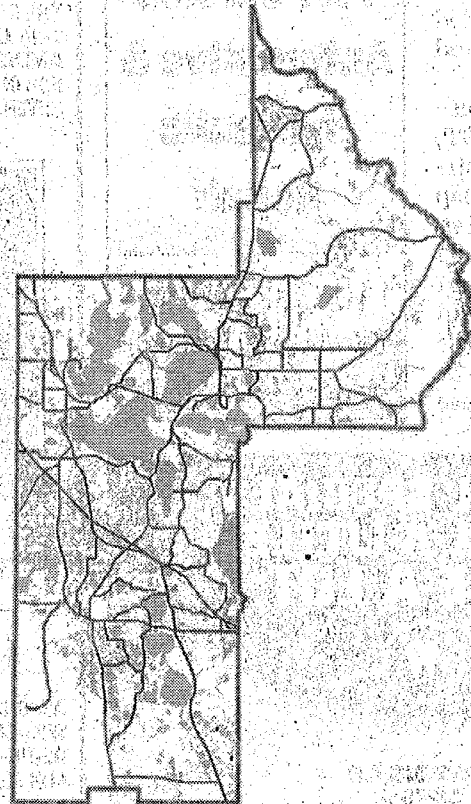
NOTICE OF PUBLIC HEARING ON COMPREHENSIVE PLAN MAP AMENDMENT

The Board of County Commissioners of Lake County, Florida, proposes to transmit the following ordinance to the Florida Department of Economic Opportunity, Division of Community Planning and Development:

ORDINANCE 2018-XX
CP-17-01

Open Space Definition

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF LAKE COUNTY, FLORIDA; AMENDING THE LAKE COUNTY 2030 COMPREHENSIVE PLAN; ESTABLISHING POLICY I-1.2.11 ENTITLED 'OPEN SPACE;' AMENDING THE DEFINITION OF OPEN SPACE; AMENDING POLICY I-3.1.1 ENTITLED 'DEFINITIONS APPLICABLE TO WEKIVA RIVER PROTECTION AREA AND WEKIVA STUDY AREA;' AMENDING POLICY I-3.4.4 ENTITLED 'DEDICATION OF OPEN SPACE WITHIN THE WEKIVA STUDY AREA (WSA);' AMENDING POLICY VII-1.4.5 ENTITLED 'LAND FOR ACTIVITY-BASED RECREATION;' PROVIDING FOR PUBLICATION AS REQUIRED BY SECTION 163.3184(11), FLORIDA STATUTES; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.



Public hearings on the ordinance will be held on **May 2, 2018** before the Planning & Zoning Board, and **May 22, 2018** before the Board of County Commissioners for transmittal to the Florida Department of Economic Opportunity, Division of Community Planning and Development. Both meetings begin at 9:00 a.m. in the County Commission Chambers, 2nd Floor, Round Administration Building, 315 West Main Street, Tavares, Florida.

The proposed ordinance amending the 2030 Comprehensive Plan and its staff report for the proposed amendments shall be available for review at the Office of Planning and Zoning, 315 West Main Street, Tavares, Florida, 8:00 a.m. to 5:00 p.m., Monday to Friday, excluding holidays.

Pursuant to the provisions of Chapter 286, Florida Statutes, Section 286.0105, if any person decides to appeal any decision made by the Board of County Commissioners with respect to any matter considered at this public hearing, he or she will need a record of the proceedings, and is advised that, for such purposes, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Persons with disabilities needing assistance to participate in any of these proceedings should contact the Department of Facilities Development and Management at (352) 343-9760 at least 48 hours in advance of the public hearing.

Lake County Board of County Commissioners
Office of Planning & Zoning
352-343-9641

D044774 - April 20, 2018

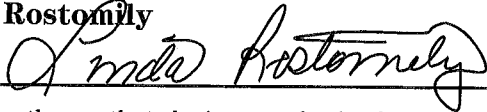
Affidavit of Publication DAILY COMMERCIAL

Serving Lake and Sumter Counties

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STATE OF FLORIDA, COUNTY OF LAKE

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CP-17-10-2

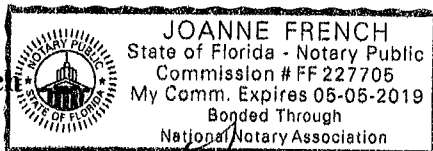
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Sworn to and subscribed before me this 20 day of Apr, A.D., 2018.

Joanne French
Notary Public



(Print, Type or Stamp Name of Notary Public)

AD#

D044775

NOTICE OF PUBLIC HEARING ON COMPREHENSIVE PLAN MAP AMENDMENT

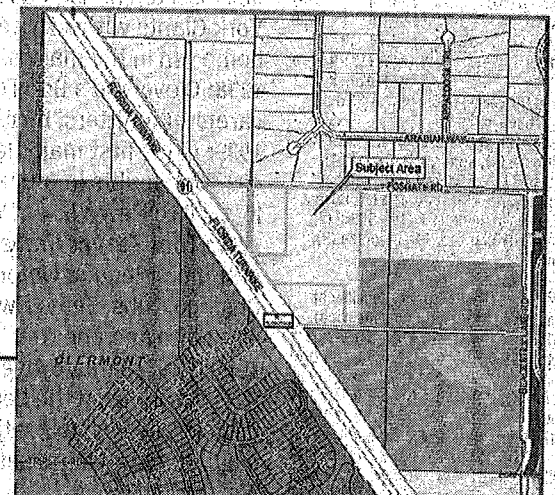
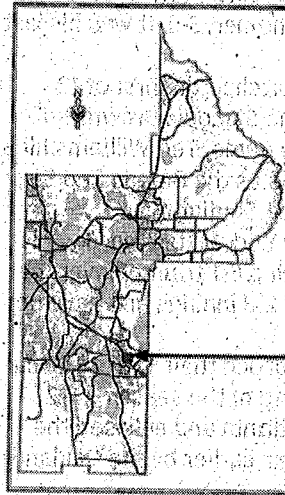
The Board of County Commissioners of Lake County, Florida, proposes to transmit the following ordinance to the Florida Department of Economic Opportunity, Division of Community Planning and Development:

ORDINANCE 2018-XX

CP-17-10-2

Vista Grande Properties

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF LAKE COUNTY, FLORIDA, AMENDING THE LAKE COUNTY 2030 COMPREHENSIVE PLAN; AMENDING THE FUTURE LAND USE MAP FROM RURAL TRANSITION FUTURE LAND USE CATEGORY TO URBAN LOW FUTURE LAND USE CATEGORY ON PROPERTY LOCATED SOUTH OF FOSGATE ROAD AND EAST OF THE FLORIDA TURNPIKE (STATE ROAD 91) IN THE MONTVERDE AREA, DESCRIBED AS ALTERNATE KEY NUMBERS 3778275, 2873728, AND 1029503, AND LEGALLY DESCRIBED IN SECTION 1 BELOW; PROVIDING FOR PUBLICATION AS REQUIRED BY SECTION 163.3184(11), FLORIDA STATUTES; PROVIDING FOR SEVERABILITY; AND PROVIDING FOR AN EFFECTIVE DATE.



Public hearings on the ordinance will be held on **May 2, 2018** before the Planning & Zoning Board, and **May 22, 2018** before the Board of County Commissioners for transmittal to the Florida Department of Economic Opportunity, Division of Community Planning and Development. Both meetings begin at 9:00 a.m. in the County Commission Chambers, 2nd Floor, Round Administration Building, 315 West Main Street, Tavares, Florida.

The proposed ordinance amending the 2030 Comprehensive Plan and its staff report for the proposed amendments shall be available for review at the Office of Planning and Zoning, 315 West Main Street, Tavares, Florida, 8:00 a.m. to 5:00 p.m., Monday to Friday, excluding holidays.

Pursuant to the provisions of Chapter 286, Florida Statutes, Section 286.0105, if any person decides to appeal any decision made by the Board of County Commissioners with respect to any matter considered at this public hearing, he or she will need a record of the proceedings, and is advised that, for such purposes, he or she may need to ensure that a verbatim record of the proceedings is made, which record includes the testimony and evidence upon which the appeal is to be based.

Persons with disabilities needing assistance to participate in any of these proceedings should contact the Department of Facilities Development and Management at (352) 343-9760 at least 48 hours in advance of the public hearing.

Lake County Board of County Commissioners
Office of Planning & Zoning
352-343-9641

Affidavit of Publication DAILY COMMERCIAL

Serving Lake and Sumter Counties

located in Leesburg, Lake County Florida
STATE OF FLORIDA, COUNTY OF LAKE

Before the undersigned authority personally appeared

Linda Rostomily



who on oath says that she is an authorized employee of the Daily Commercial, a daily newspaper published at Leesburg, in Lake and Sumter Counties, Florida; that the attached copy of advertisement, being a notice in the matter of

FLU-18-09-4

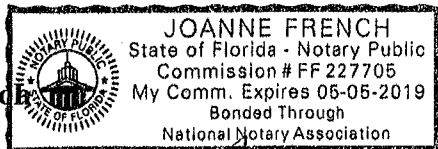
was published in said newspaper in the Lake and Sumter county issues of:

APRIL 20, 2018

Affiant further says that the said Daily Commercial is published at Leesburg, in said Lake and Sumter Counties, Florida and that the said newspaper has heretofore been continuousl published in said Lake and Sumter Counties, Florida, daily, and has been entered as second class mail matter at the post office in Leesburg, in said Lake and Sumter Counties, Florida for a period of one year next preceding the first publication o the attached copy of advertisement; and affiant further says that he has neither paid nor promised any person, firm or corporation any discount, rebate, commission or refund for the purpose of securing this advertisement for publication in the said newspaper.

Sworn to and subscribed before me this 20 day of Apr
A.D., 2018.

Joanne French
Notary Public



(Print, Type or Stamp Name of Notary Public)

AD#

D044776

NOTICE OF PUBLIC HEARING ON COMPREHENSIVE PLAN MAP AMENDMENT

The Board of County Commissioners of Lake County, Florida, proposes to adopt and subsequently transmit the following ordinance to the Florida Department of Economic Opportunity, Division of Community Planning and Development:

ORDINANCE 2018-XX

FLU-18-09-4

LCBCC Public Safety SR 46 Cell Tower

AN ORDINANCE OF THE BOARD OF COUNTY COMMISSIONERS OF LAKE COUNTY, FLORIDA, AMENDING THE FUTURE LAND USE MAP CONSERVATION FUTURE LAND USE CATEGORY TO PUBLIC SERVICE FACILITY AND INFRASTRUCTURE FUTURE LAND USE CATEGORY FOR PROPERTY LOCATED ON SR 46 IN THE MT. PLYMOUTH-SORRENTO AREA, DESCRIBED BY ALTERNATE KEY NUMBER 3909640 AND AS SHOWN IN EXHIBIT A; PROVIDING FOR PUBLICATION AS REQUIRED BY SECTION 163.3184(11), FLORIDA STATUTES; PROVIDING FOR SEVERABILITY; PROVIDING FOR FILING WITH THE DEPARTMENT OF STATE; AND PROVIDING FOR AN EFFECTIVE DATE.

